Karen Johnson Davidson County
Batch# 738656 DEEDWARR
10/18/2021 11:35:30 AM 5 pgs
Fees: $28.00 Taxes: $1,434.49
20211018-0139557

This instrument prepared by and (MAIL) instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 30096
Tel. 770-497-9100

Send tax bills to:
FKH SFR PropCo H, L.P., a Delaware limited partnership
1850 Parkway Place, Suite 900
Marietta, GA 30067

Name and address of new owner:
FKH SFR PropCo H, L.P., a Delaware limited partnership
1850 Parkway Place Suite 900
Marietta, GA 30067

Map parcel number: 063-02-0-097.00

Source of Title: See Exhibit "A" attached hereto and incorporated herein.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

Andrew B. Harlan and Sophie Harlan, husband and wife,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

FKH SFR PropCo H, L.P., a Delaware limited partnership,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever. We covenant with the said Grantees that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those matters appearing of record and real property taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand this 7th day of October, 20 21, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Andrew B. Harlan

Sophie Harlan, as Non-Title Spouse

STATE OF TENNESSEE

COUNTY OF Davidson

On this 7th day of October, 20 21, before me personally appeared Andrew B. Harlan & Sophie Harlan, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Tamika White

Notary Public

Printed Name: Tamika White

Commission Expires:

3/6/2024

TAMIKA WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 3-6-2024

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 1535 Ocoee Trail, Madison, TN 37115

TAX PARCEL ID/APN (For informational purposes only): 063-02-0-097.00

Land in Davidson County, Tennessee, being Lot No. 168 on the Plan of Nawakwa Hills Pow Wow Addition, Section V, as of record in Book 974, Page 26, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete description. Said lot joins with Lot 169 and fronts together 50 feet each on the east side of Ocoee Trail and extend back between parallel lines 150 feet.

Being the same property conveyed to Andrew B. Harlan, a married man by Warranty deed from Kudzu Real Estate, Inc of record in Instrument No. 20200108-0002548 Register's Office for Davidson County, Tennessee, dated January 07, 2020 and recorded on January 08, 2020.

Being also known as 1535 Ocoee Trail Madison, Tennessee 37115.

AFFIDAVIT OF VALUE

STATE OF Tennessee)

COUNTY OF Davidson)

The actual consideration (or value, whichever is greater) for this transfer is $387,700.00.

AFFIANT

Subscribed ~~and sworn to~~ before me, this 7th day of October, 20 21

NOTARY PUBLIC
My Commission Expires:
3/6/2024

TAMIKA WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 3-6-2024

Property address: 1535 Ocoee Trail, Madison, TN 37115

CERTIFICATION REQUIRED BY TCA 66-24-101(D)

I, Kayla Short, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 10/07/2021 (date of document).

Kayla Short

Affiant Signature

10/07/2021

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 7th day of October, 20 21,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

STATE OF GEORGIA NOTARY PUBLIC

CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024